MEETING NO. 2008-23: The Special meeting of the City and Borough of Juneau Assembly, held in the Assembly Chambers of the Municipal Building, was called to order at 5 p.m. by Mayor Bruce Botelho.

I. ROLL CALL

Assembly Present: Jonathan Anderson, Bruce Botelho, Jeff Bush, Sara Chambers (telephonic), Bob Doll, Johan Dybdahl (telephonic), Merrill Sanford, and Randy Wanamaker.

Assembly Absent: David Stone

Staff Present: Rod Swope, City Manager; John Hartle, City Attorney; Laurie Sica, Municipal Clerk; Rorie Watt, Acting Engineering Director; Heather Marlow, Lands and Resources Manager.

II. MANAGER’S REQUEST FOR AGENDA CHANGES – None.

III. PUBLIC PARTICIPATION ON NON-AGENDA ITEMS – None.

IV. NEW BUSINESS

A. Status of Negotiations with the State of Alaska Regarding Property for the Transit Center and Parking Garage.

Administrative Report: Mr. Swope said staff has been in discussions with the State of Alaska for about six or seven months regarding an arrangement, either a property lease arrangement or an amendment to an existing agreement, for the parking garage property. The Mayor has been involved with those discussions. It is timely to meet with the Assembly to obtain direction on how to proceed.

Mayor Botelho said it is a subject appropriate for an executive session to discuss the bargaining positions and the direction the city might move toward.

MOTION, by Wanamaker, to enter executive session, to discuss matters, of which the knowledge of which might adversely affect the finances of the city, with particularity to the parking garage property negotiations.

Public Comment:

Dixie Hood, View Drive, said she would like to make a case for transparency to the public on this issue. There has been too much behind the scenes tactics, a transfer of CBJ land in the past and if CBJ is trying to get it back that is something the public should know details about. This whole transit center parking garage project has been way over any cost that the public has been informed about. In the 2005 Voters Guide it talked about $7.7 million for the project and it is up to at least $15 million now. The funds came from bundling the sales tax which was a strategy also created from behind the scenes and we are not getting 300-500 parking spaces, we are getting 218 and no elevator. CBJ tried to get more funds, more than $500,000 from the cruise ships head tax monies, and this seems an inappropriate source. This violates the public trust to go into executive session to discuss this.

Assembly Action:

Mr. Anderson asked who will decide who is present in the executive session. Mr. Swope said he would like to have Rorie Watt and Heather Marlow present. Mayor Botelho said Randy Ruaro of the Governor’s Office and Kevin Brooks of the Department of Administration were available during the
meeting to answer questions at the appropriate time, but it was not his decision to include them in the session.

Hearing no objection, the assembly moved into executive session at 5:07 p.m.

The Assembly returned to regular session at 6:18 p.m.

Mike Miller distributed a color photo to the Assembly of the property under discussion on Main Street from the edge of the phone company building to the staircase up to Telephone Hill, showing the vegetation on the site.

Mayor Botelho said the Assembly discussed the status of the property negotiations with the State of Alaska with respect to the parking garage and transit center. The Assembly gave direction to the Manager with respect to negotiations. The reason that discussion took place in executive session, and the reasons why executive sessions are permitted on this topic is to protect the finances of the city, and if there were public disclosure of what position the Assembly had instructed the Manager to take, and what the fallbacks are, if any, would disclose to those who may have an interest adverse to the city in proceeding. The direction has been given to the Manager. The Assembly has asked him to provide a report at the next meeting to be held Monday, August 11, 2008, at 7 p.m.

V. ASSEMBLY COMMENTS AND QUESTIONS

Mr. Dybdahl clarified that the next Lands Meeting was scheduled for Monday, August 18, 2008, at 5 p.m.

VI. PUBLIC PARTICIPATION ON NON-AGENDA ITEMS – None.

VII. ADJOURNMENT – 6:20 p.m.

Signed: _______________________________  Signed: _______________________________

Laurie Sica, Municipal Clerk           Bruce Botelho, Mayor